

A modern office interior with large windows, contemporary furniture including a green armchair, a brown leather armchair, and a large green ottoman. The space is bright and airy, with a patterned rug and a wooden shelf with a TV and artwork.

For Lease

500 Eldorado Blvd

Up to 219,841 SF
Broomfield, CO

All information contained herein was made based upon information furnished to us by the owner or from sources we believe are reliable. While we do not doubt its accuracy, we have not verified it and we do not make any guarantee, warranty or representation about it. The property offered is subject to prior sale, lease, change of price or withdrawal from the market without notice. License #01908328 | avisonyoung.com

CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259

**AVISON
YOUNG**

Property Highlights

- Year Built: 1999
- Standalone buildings integrated into a large campus environment (divisible to 28,243 SF)
- Rental Rate: Negotiable
- Ceiling height: 9'
- Large, efficient floor plates
- Parking: 5/1000 (Free Surface)
- On-site property management
- Building signage available
- Excellent access - 2 blocks from US 36
- 15 minutes from Boulder and 20 minutes from Downtown Denver
- Proximity to Rocky Mountain Metropolitan Airport
- 1 mile from Flatiron Crossing Mall
 - Over 30 restaurants and ample shopping



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259



Availability

BUILDING	FLOOR	SF AVAILABLE	CONTIGUOUS SF
01	1st (A)	28,243	90,945
01	1st (B)	17,730	90,945
01	2nd	44,972	90,945
03	1st	38,990	80,979
03	2nd	41,989	80,979
06	1st	47,917	47,917



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259





On-Site Amenities



Conference facility accommodates up to 480



Newly renovated Food Hall with catering options



Two cafes offering specialty coffee



Fitness center featuring showers, locker rooms, and daily classes



Outside seating areas with grill, volleyball court, and workout equipment



Basketball court & running track



EV Charging Stations



Bike storage



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259

AVISON
YOUNG

Renovated café



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

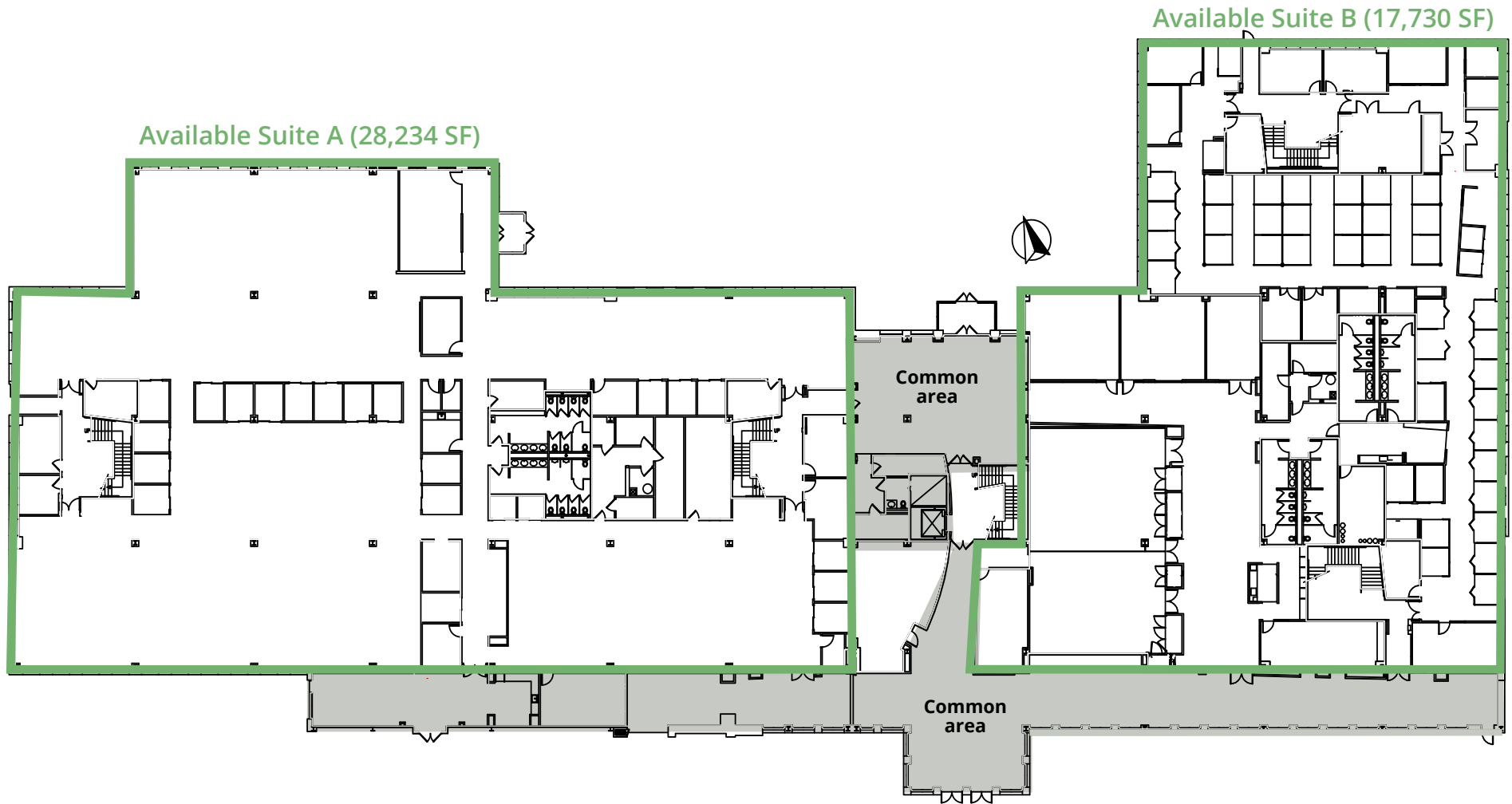
caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259

AVISON
YOUNG

Building 01 | 1st Floor



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259

AVISON
YOUNG

Building 01 | 2nd Floor



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

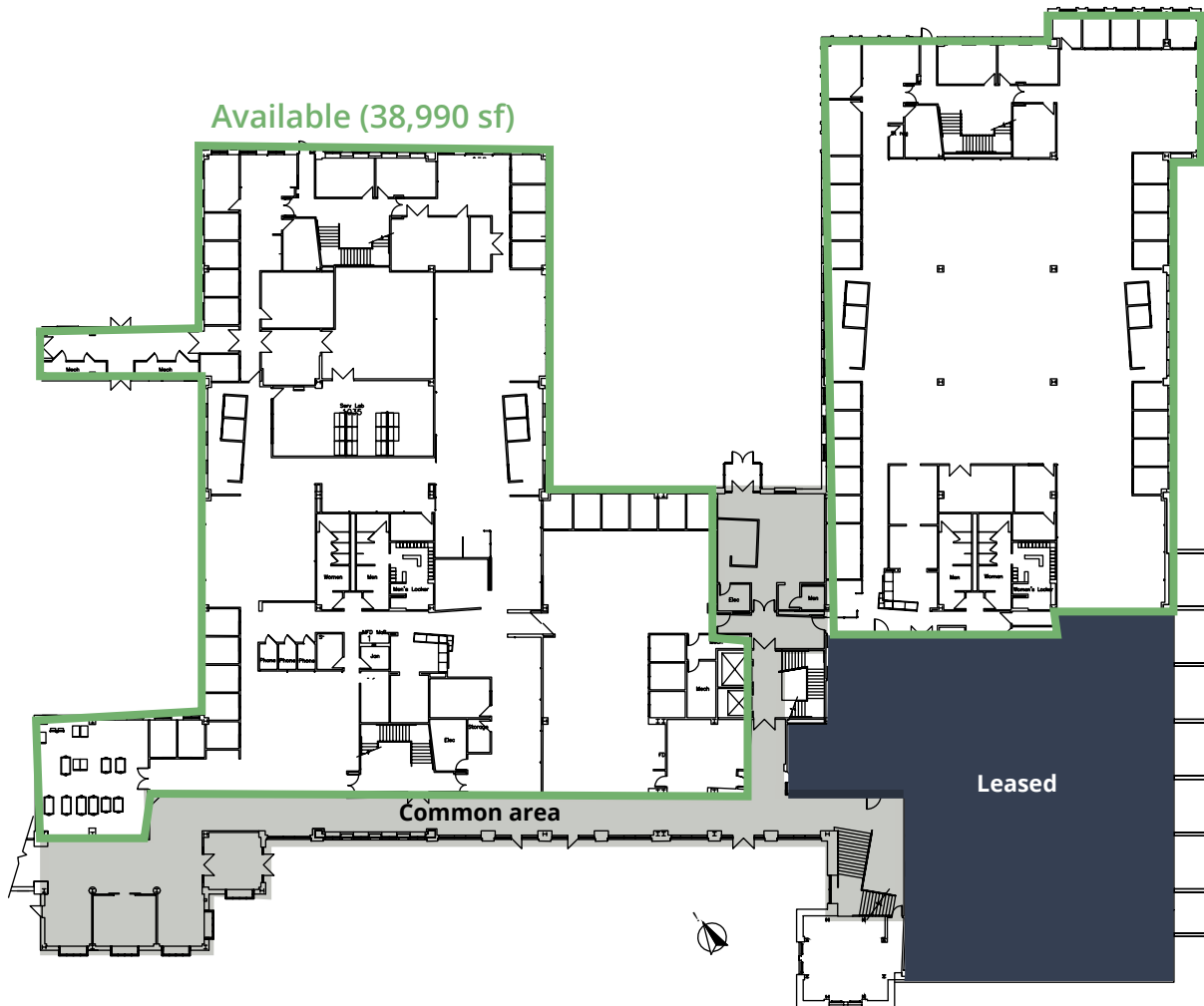
caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259



Building 03 | 1st Floor



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

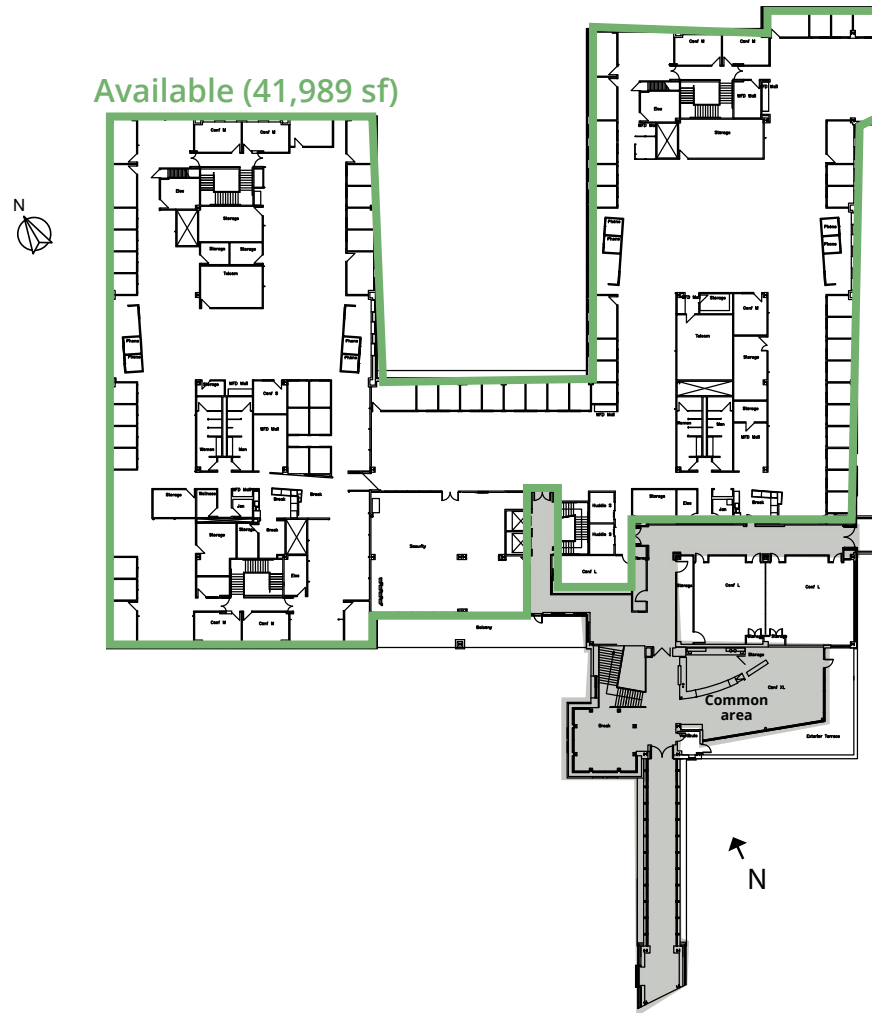
caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259



Building 03 | 2nd Floor



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259

AVISON
YOUNG

Building 06 | 1st Floor



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259

AVISON
YOUNG

Location Overview



CHAD ALEXANDER

chad.alexander@avisonyoung.com
cell: +1.303.676.7199
direct: +1.720.508.8113

CAITLIN ELLENSON

caitlin.ellenson@avisonyoung.com
cell: +1.954.647.7296

JAMIE ENDRES-KELLER

jamie.keller@avisonyoung.com
cell: +1.714.448.9164
direct: +1.858.519.3259

